

SELECTBOARD MEETING AND PUBLIC HEARING MINUTES

Tuesday, February 19, 2018, 6:00 p.m, Old Schoolhouse Common

Present: Selectboard members Jim Barlow, Laurie Colgan and Chris Martin; Town Clerk Bobbi Brimblecombe; Gary Leach, James Arisman, Nancy Perry, Valerie Roberts, Tim Roberts, Albert (Jack) May, Hazel May

PUBLIC HEARING – BRIAN HOLM’S APPLICATION FOR CERTIFICATE OF APPROVED LOCATION FOR A SALVAGE YARD

At 6:15 p.m. the public hearing was called to order by Chair Chris Martin

Chris explained that the purpose of the hearing is to get public input on the Certificate of Approved Location for Brian Holm’s salvage yard. He gave some background on the application process. Jim Barlow explained that the Board can approve the renewal without a hearing but the Board feels that it would be a good idea to have a hearing, based on information it has received about the screening of the salvage yard. Tim and Valerie Roberts asked whether he has state approval. Chris explained that as far as the town knows he is licensed by the State.

Valerie Roberts stated that she would prefer that the application not get approved. It is an eyesore and it is improperly screened. It is across the road from her house and has impacted a potential sale of the property.

Tim Roberts stated that the screening is terrible; it just flops in the wind. He questioned whether water testing was ever done. It is an eyesore and it has gotten much worse. He wonders what will happen in the future and who will be responsible for it when Mr. Holm passes away.

Nancy Perry stated that her water was tested and it tested clear.

Jim Barlow asked how much activity is going on at the site. Tim and Valerie stated that the activity has slowed down but there have been people there working.

Chris asked whether they have seen cars being moved in or out. Valerie stated that she has seen cars coming in but she hasn’t seen any leaving.

Nancy Perry stated that Mr. Holm’s family is interested in taking care of the property when he passes away. She stated that he is a good neighbor and causes no problems.

James Arisman asked whether Mr. Holm had notice of the hearing; Bobbi explained that Mr. Holm came to the office and picked up the notice after calling to check the status of the application.

Jim Barlow submitted an email from Michael Owen of Everson, WA, in support of the salvage yard (Exhibit #1). James Arisman provided a copy of a report that he prepared as Health Officer

and Constable (Exhibit #2), a Google Maps overview of the property (Exhibit #3), 9 photographs of the operation that were dated 5/13/14 that were taken in conjunction with applications for conditional use and site plan review (Exhibit #4); 6 photographs dated 1/3/17 from the vantage point of Maple Hill Road showing the tarps erected in an attempt to screen the yard, and the disrepair of the tarps (Exhibit #5); 8 photographs dated 2/9/18 showing the lack of screening in some areas, and showing that the tarps are unsecured and when they blow in the wind passersby get a full view of the salvage yard (Exhibit #6).

James Arisman explained the location of the photographs. He noted that ANR has cited Mr. Holm for improper screening. He noted that the ANR file includes photographs but they are all taken from inside the salvage yard, looking out; the rules require screening to shield the junkyard from the view of the public.

Chris asked whether the Town should gather more information from ANR. James Arisman stated that he has reviewed their entire file. Chris noted that we have not had any communication from ANR.

Nancy Perry stated that she is used to the tarps. She also stated that she thinks the Town should specify the style and height of a fence, and give him a deadline.

James Arisman explained to Ms. Perry that the State has instructed Mr. Holm to install proper screening, and he has been unable or unwilling to comply.

Tim Roberts asked about the method of the water testing. James Arisman explained that the Town had requested him to hire a hydrologist to do water testing. Mr. Holm felt it cost prohibitive so he took samples himself. The Town has no knowledge of how the samples were taken or whether proper chain of custody was followed. Tim stated that he has observed an oil sheen coming from the property and headed towards Nancy's well. James stated that he has seen the oil sheen, and the Town's COAL imposed the requirement to hire a hydrologist. The State did not follow up on the Town's conditions. He noted that there are over 200 junkyards in the State and only one person to follow up. He noted that the ANR file runs from 2010 through 2018. There are open violation letters that have not been closed.

The public hearing adjourned at 6:55 p.m.

The Selectboard meeting was called to order at 7:00.

Changes or additions to the agenda: personnel issue

Public Comment: none

May Road: Chris explained that he invited Jack May as the owner of the property on May Road, and Albert and Sarah as the residents of the property. Chris explained that in the last few years, there have been several times that the plow truck hasn't been able to turn around at the end of May

Road. The Town has sent letters asking for vehicles to be moved so the trucks would have room. This year Albert stated that he didn't receive a letter but after a visit from the Town, the vehicles were moved and the turnaround was cleared. This year, the Town has received numerous complaints from Albert and Sarah about the condition of the road, so they were invited to attend the meeting to discuss their concerns. Jack noted that he lived at the property for 50 years, and there were times in the past when they would have had to wait 10 days to be plowed.

Chris explained that the trucks are 50 feet long with the plow, and they require a lot of room to turn around. He noted that it is too dangerous to back down the road. He feels that Albert understands that now. He also explained that the town has not received other complaints about the road. One of the complaints from Mrs. May was that only one side of the road was plowed and the road was not sanded. He explained that they plow one side of the road on the way up, and they sand only when they plow the second side so that they don't plow the sand off. They plan their routes based on the school bus routes. Chris and Jim have both driven up at different times to inspect the road and found it to be plowed and well-sanded, and maintained as well as the other town roads. Hazel asked what her father can do to help the situation. Chris explained to Jack that the reason he was invited to attend because he owns the property. If the Town needs to send any more letters, copies will be sent to Jack.

Review and Approval of Minutes: The Board approved the minutes of the February 6th meeting with minor changes.

Town Plan: The Board received the proposed changes from the Planning Commission. It is unclear which maps are intended to be included. Bobbi will meet with someone from the Planning Commission to clarify which maps are to be used. The Board will schedule a public hearing after they receive a complete plan to review.

Municipal Roads General Permit: Bobbi and Jim went to a meeting with VTrans and updated the Board about the permit requirements

Road Construction Standards: The Board will review the standards.

Highway Grants: Road Foreman Dan Tetreault is getting bids for paving

Expenses, Permits & Payroll: Selectboard members read and signed reports for General Expenses and Payroll. They approved a liquor license for Rainbow Sweets.

The meeting adjourned at 8:40 p.m.

Respectfully submitted,
Bobbi Brimblecombe, Town Clerk

The foregoing is a true copy of the Minutes of the February 19, 2018 Selectboard Meeting.
A True Record. Attest, _____, Town Clerk
